

At the Meeting of the Greenville County Industrial Development Authority, held on Tuesday, October 20, 2020 at 5:30 p.m., at the Golden Leaf Commons, 1300 Greenville County Circle, Emporia, Virginia, due to COVID-19.

Present: James Parham, Jr., Chairman
Tom Slippy
Herbert Lewis
Len Hobbs
Timothy Gainey
Dr. Theopolis Gilliam
Butler Barrett
Allen Meade Blackwell

Also Present: Natalie Slate
Gary Cifers
Kathy Howerton

Mrs. Natalie Slate, Secretary called the meeting to order.

In Re: Approval of Agenda

Ms. Slated stated that staff recommended approval of the agenda as submitted.

Mr. Lewis moved, seconded by Mr. Hobbs with all voting aye, to approve the agenda.

In Re: Election of Officers

Mrs. Slate opened the floor for nominations for Chairman to serve a one-year term.

Chairman

Mr. Lewis moved to nominate Mr. Parham.

All voted Mr. Parham as Chairman.

Mrs. Slate noted that there is a vacancy of the Vice-Chair. On that note Mrs. Slate introduced the newest member to the IDA, Dr. Theopolis Gilliam. Mrs. Slate asked Dr. Gilliam to tell the other Board members a little about himself.

Dr. Gilliam described his life in the Greenville County Community noting that he came back to practice Medicine here and was now employed with Bon Secours Hospital in Emporia. Dr. Gilliam noted that he had served on other committees in the community

such as the IDC and several Bank Boards. Dr. Gilliam noted that he was interested in helping this community grow and become a better place for everyone.

Vice-Chairman

Mrs. Slated opened the floor for nominations for Vice-Chair for a one-year term.

Mr. Blackwell moved to nominate Mr. Hobbs as Vice-Chairman. Mr. Hobbs nominated Mr. Slippy.

Mrs. Slated conducted a roll call vote for the nominee's. Those in favor of Mr. Hobbs:

Mr. Lewis- Aye
Mr. Slippy - Aye
Dr. Gilliam - Aye
Mr. Parham -Aye
Mr. Blackwell – Aye
Mr. Hobbs – No vote
Mr. Gainey – Nay

Mr. Hobbs was elected Vice-Chair.

Secretary

Mrs. Slate noted that staff typically served as secretary and treasurer for these two position, herself as secretary and Mr. Cifers as Treasurer. Mrs. Slate opened the nominations for secretary and treasurer.

Mr. Slippy moved that the nominations be closed and that the present staff continue in those rolls. All voted aye.

In Re: Approval of Minutes – July 21, 2020

Mr. Hobbs moved, seconded by Mr. Slippy with all voting aye, to approve the minutes of July 21, 2020.

In Re: Treasurer's Report

Mrs. Slate gave treasurers' reports for July, August & September.

Mr. Lewis moved, seconded by Mr. Slippy with all voting aye, to accept the reports as provided.

Mr. Hobbs asked if anything unusual stood out in the reports.

Mr. Cifers, Treasurer, stated that the July report shows the short-term loan funds for furniture at the new Social Services building as an expense and a revenue. The Board acted on the loan at their July meeting. The funds show as a wash in the Treasurer's report.

Mr. Slippy noted that did not look like the IDA had been affected by COVID.

Mrs. Slate noted that all renters/leasers had paid on time noting that one did ask for leniency but after a solution was provided they chose to pay in full.

Chairman Parham noted that it had been moved and properly seconded that the Treasurer's reports be accepted as submitted. All vote aye.

Closed Session

Mr. Hobbs moved, seconded by Mr. Gainey with all voting aye, to go into closed session as per Resolution #21-01.

In Re: Return to Regular Session

Mr. Slippy moved, seconded by Mr. Gainey with all voting aye, to return into regular session.

In Re: Certification of Closed Meeting – Resolution #21-01

Mr. Hobbs moved, seconded by Mr. Blackwell with all voting aye in Roll call vote, to approve Resolution #21-01.

Mrs. Slate called the roll:

Mr. Lewis- Aye

Mr. Slippy - Aye

Dr. Gilliam - Aye

Mr. Parham -Aye

Mr. Blackwell - Aye

Mr. Hobbs - Aye

Mr. Gainey – Aye

In Re: Old Business

Mrs. Slate noted there was no old business.

In Re: New Business

Good Earth Tobacco Grant – Repayment

Mrs. Slate stated the agenda packet had information on the Good Earth Tobacco Grant Repayment. Mrs. Slate also stated that this was noted in their Treasurers' report as \$10,000 that has been earmarked for the repayment of this grant. The Tobacco Commission is requiring \$10,589 in repayment. The IDA is holding \$5,000 the Good Earth paid toward the grant. Good Earth will be paying \$5,589.00 and the IDA will be paying the remaining \$5,000 out of the \$10,000 that was earmarked.

Mr. Slippy moved, seconded by Mr. Gainey with all voting aye, for the IDA to pay \$5,000 towards repayment of the Good Earth Tobacco Grant repayment and return the additional \$5,000 earmarked to Fund Balance.

Skippers Water Treatment

Mrs. Slate stated that that PER for the Skippers Water and Wastewater Plant in Skippers needed to be updated. Mrs. Slate also stated that the PER was completed in 2009 and due to the pending placement of Breeze-In at that exit an updated PER was needed. This area is served by wells and water is an issue for not only commercial development residential as well. An updated PER would be beneficial for future development possibilities. Mrs. Slate asked if the IDA would pay for an updated PER which would cost \$15,000.

Mr. Slippy asked what were the areas being served. Mrs. Slate stated that the original PER noted that the water would traverse down 301 from the Skippers Industrial building and across Moore Ferry Road. Mrs. Slate also stated that the updated PER may note the addition of another well to provide water up to a certain capacity. Mrs. Slate further stated that the PER would advise on what type of water structures would offer certain capacities of water.

Mr. Slippy stated that this would allow a perspective client to make an intelligent decision. Mr. Slippy also inquired as to how long the PER would remain relevant. Mrs. Slate state that a typical PER would be around five years. Mrs. Slate further stated that the current PER was eleven years old.

Mr. Blackwell moved, seconded by Mr. Hobbs with all voting aye, that the IDA have an updated PER performed.

Adjourn

Mr. Slippy moved, seconded by Mr. Lewis with all voting aye, to adjourn.

Natalie Slate, Secretary